

1100-1102 Kermit Drive

Available  
For Lease

A tall, modern office building with a dark glass facade, reflecting the surrounding trees and sky. The building is situated behind a line of green trees and shrubs.

The Oaks Tower

Office Space  
Up To 12,093 $\pm$  SF

\$14.00-\$15.00 PSF

A two-story office building with a dark blue metal frame and large glass windows. The building has a flat roof and is surrounded by greenery and a parking lot with several cars.

Garden North

A two-story office building with a dark blue metal frame and large glass windows, similar to Garden North. It features a flat roof and is surrounded by greenery and a parking lot with several cars.

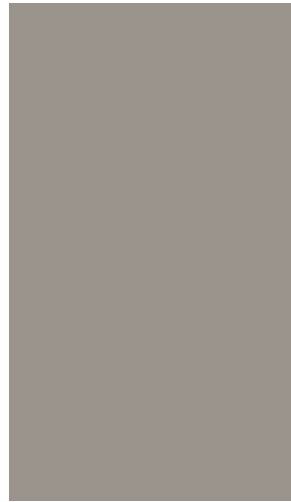
Garden South

Airport South



# Property Overview

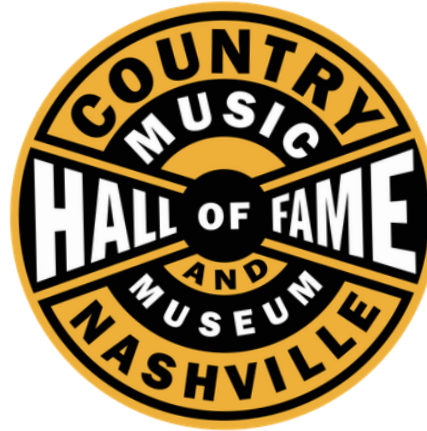
|            |                                                                                                                                                |
|------------|------------------------------------------------------------------------------------------------------------------------------------------------|
| ADDRESS    | 1100-1102 Kermit Drive<br>Nashville, TN 37217                                                                                                  |
| SIZE       | 118,240 $\pm$ SF                                                                                                                               |
| PRICE      | \$14.00 - \$15.00 PSF                                                                                                                          |
| AVAILABLE  | 890 $\pm$ SF Up To 12,093 $\pm$ SF                                                                                                             |
| HIGHLIGHTS | Renovated Office Spaces<br>Conference Rooms Available<br>Outdoor Picnic Area<br>4.5 per 1,000 SF Parking Ratio<br>Turn-Key Build Out Available |

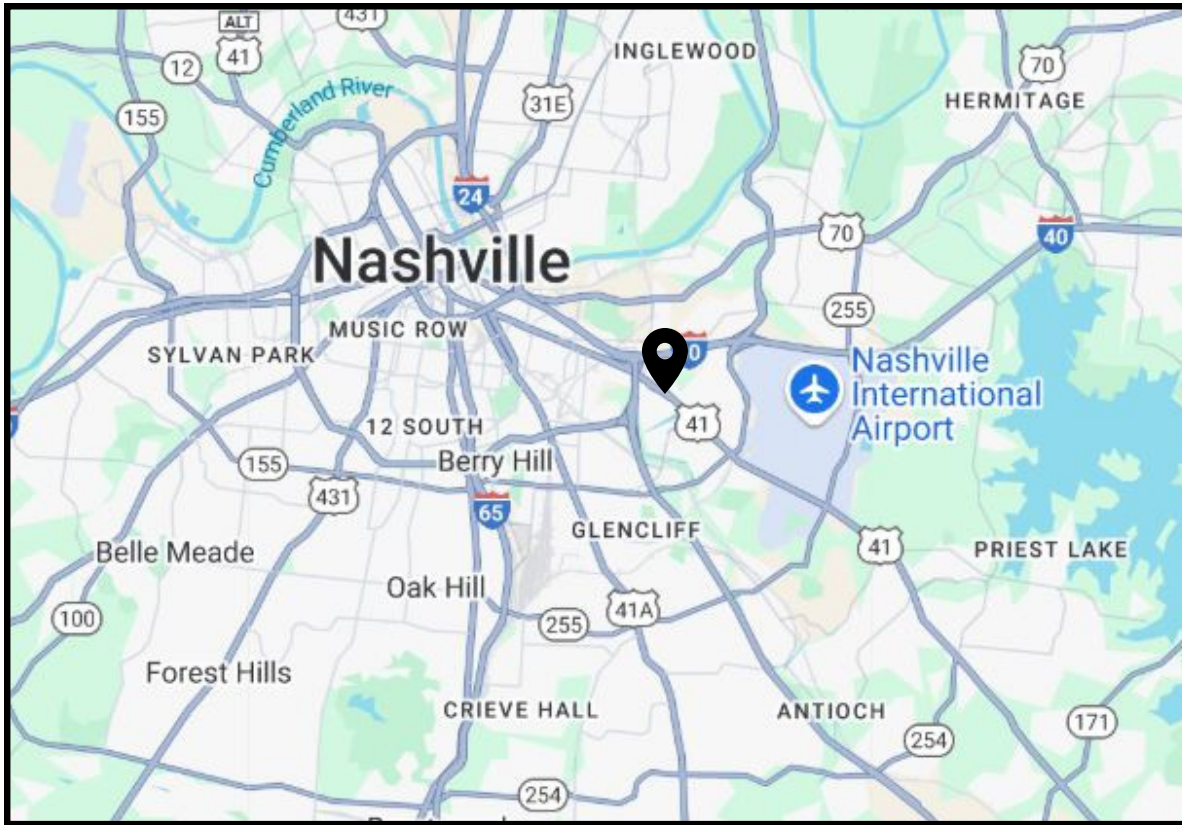


## FOR LEASE



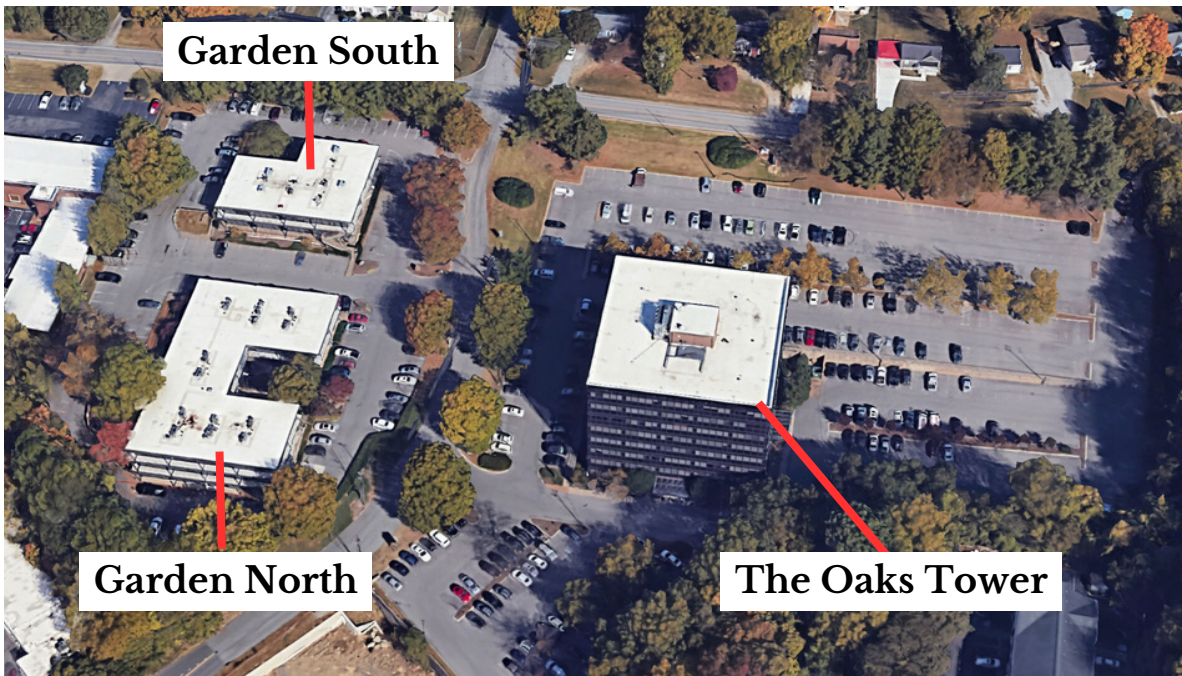
# Conveniently Located Within 15 Minutes:





## Located Near:

- Nashville International Airport
- I-10
- I-65
- I-24
- I-440
- Briley Parkway

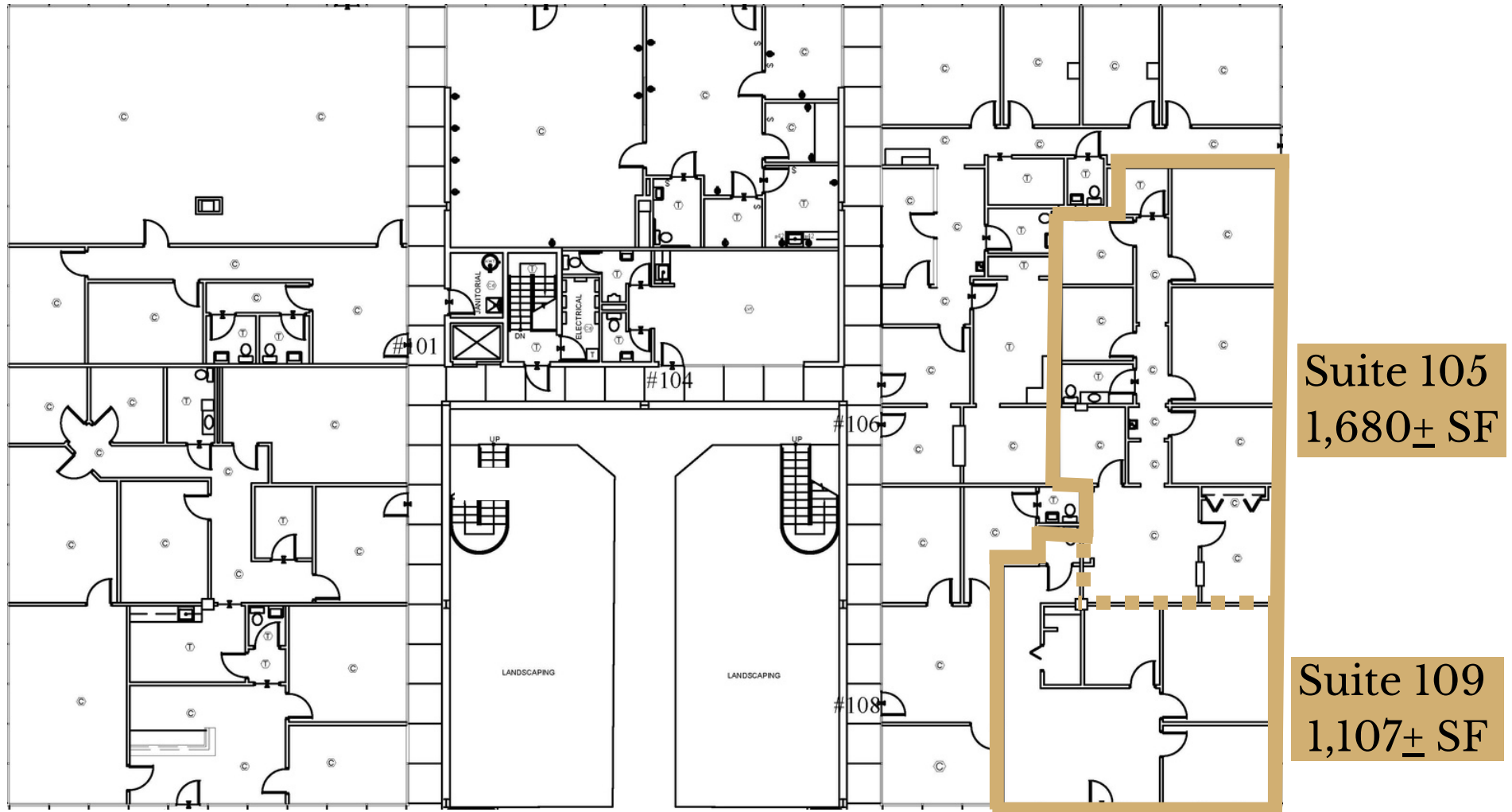


# Up To 2,787 $\pm$ SF Available

## The Garden South

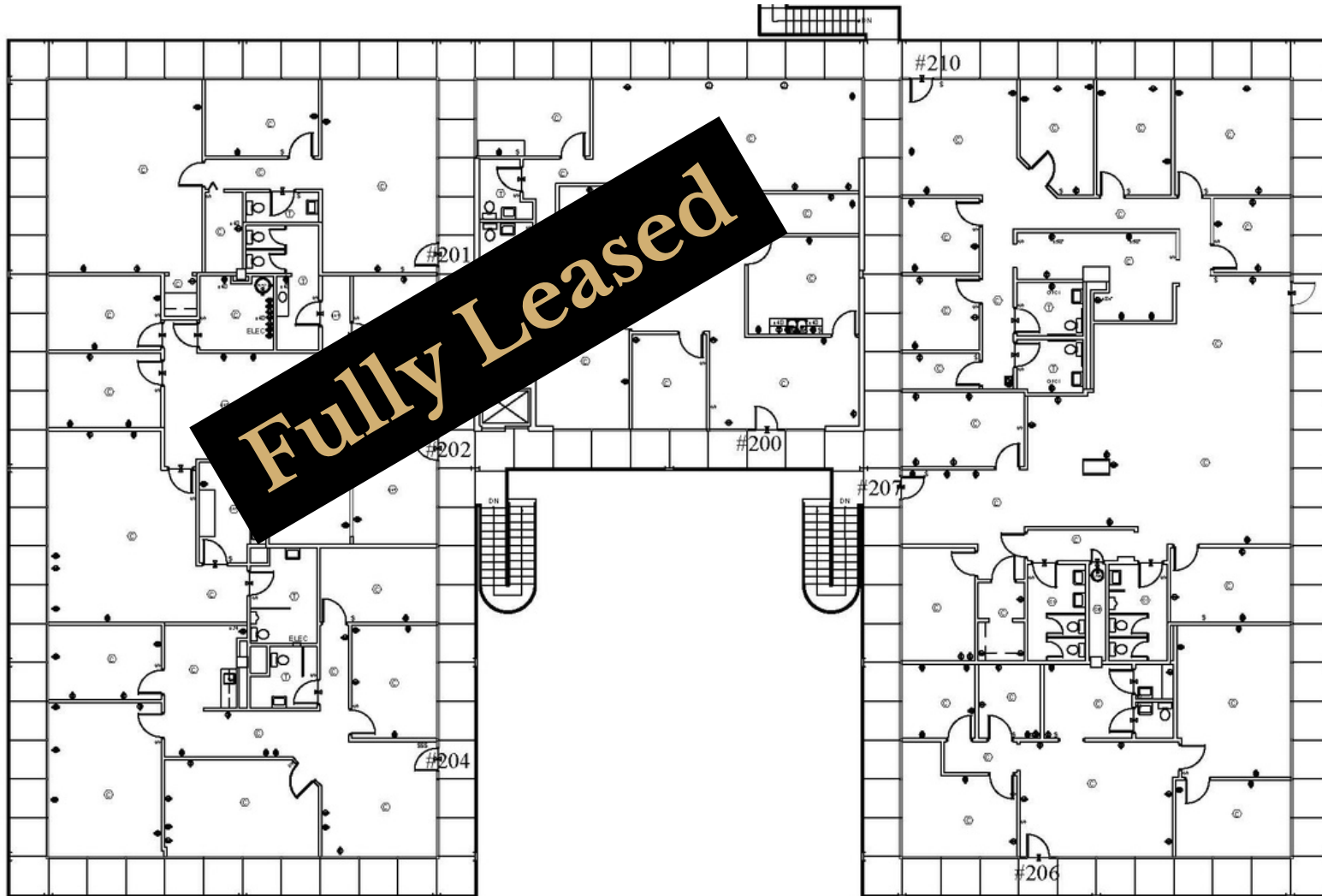
Suite 105 & 109 | Office

Available: 60 Days



# The Garden South

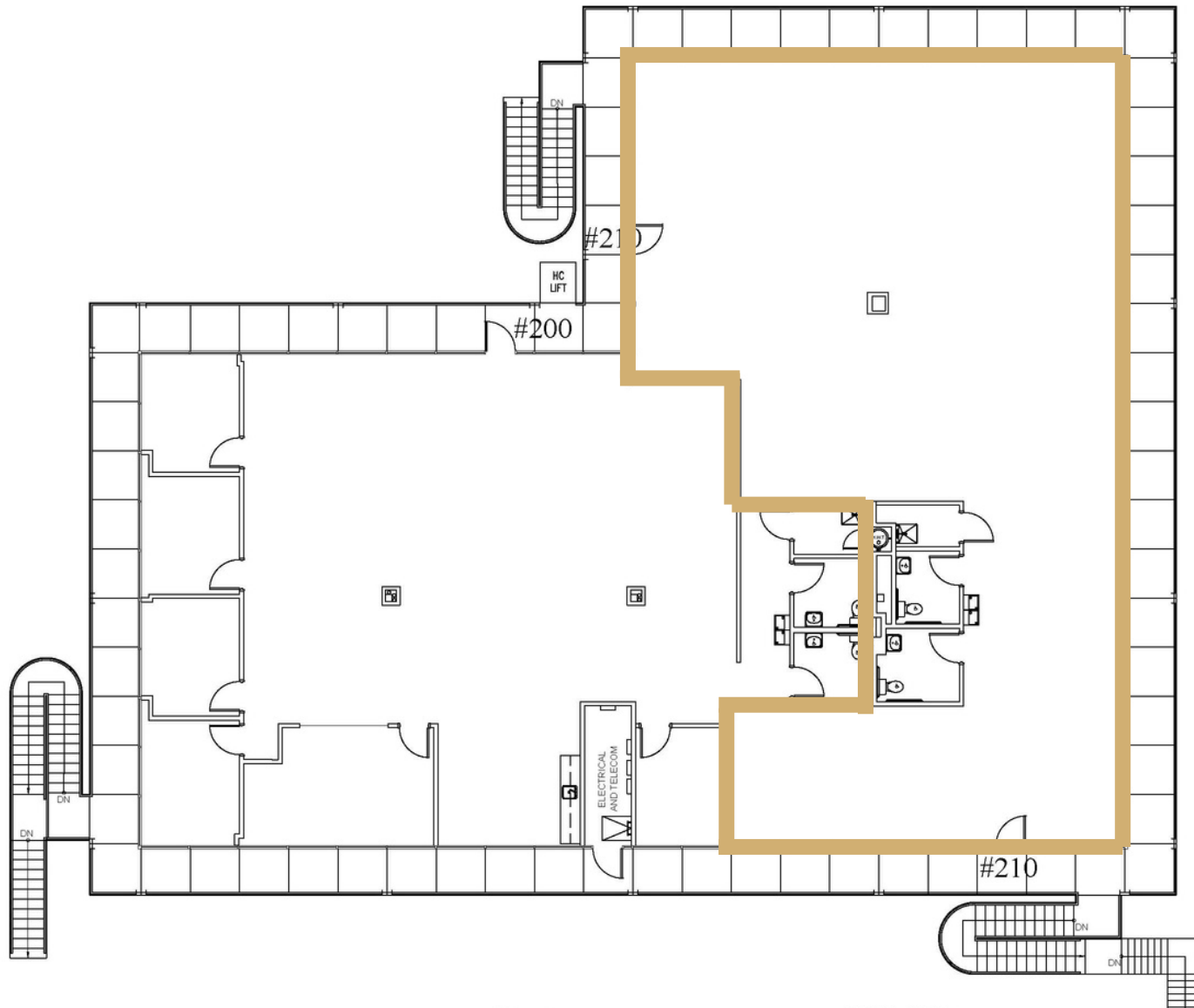
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# The Garden North

Suite 210 | Office

Available: Now



Suite 210  
3,745 $\pm$  SF



# The Tower | First Floor



Suite 101-103  
8,351 $\pm$  SF

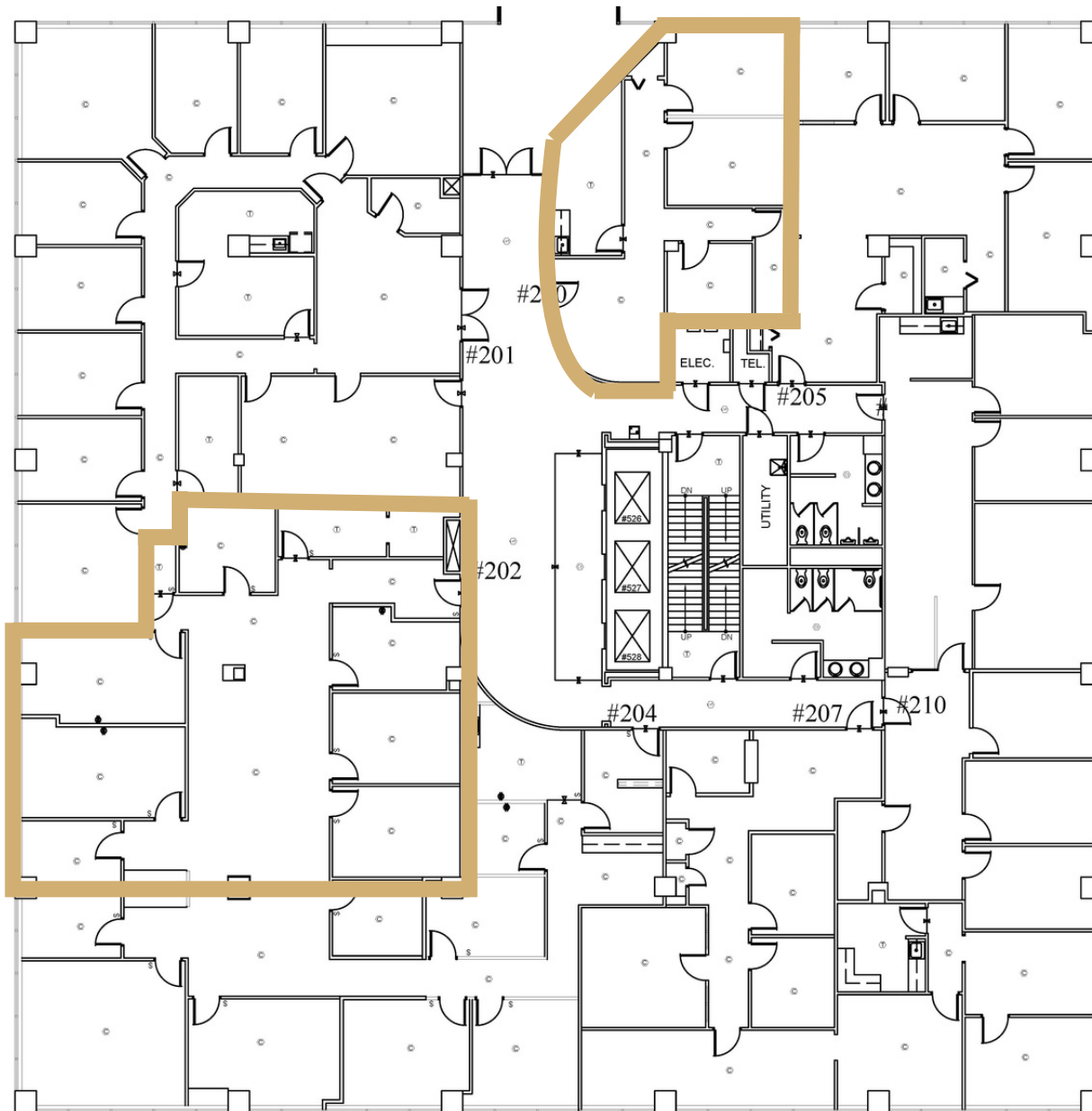


Suite 200 | 1,049 $\pm$  SF

# The Tower | 2nd Floor

Suites 200 & 202 | Office

Available: Now



Suite 202 | \_\_\_\_\_  $\pm$  SF

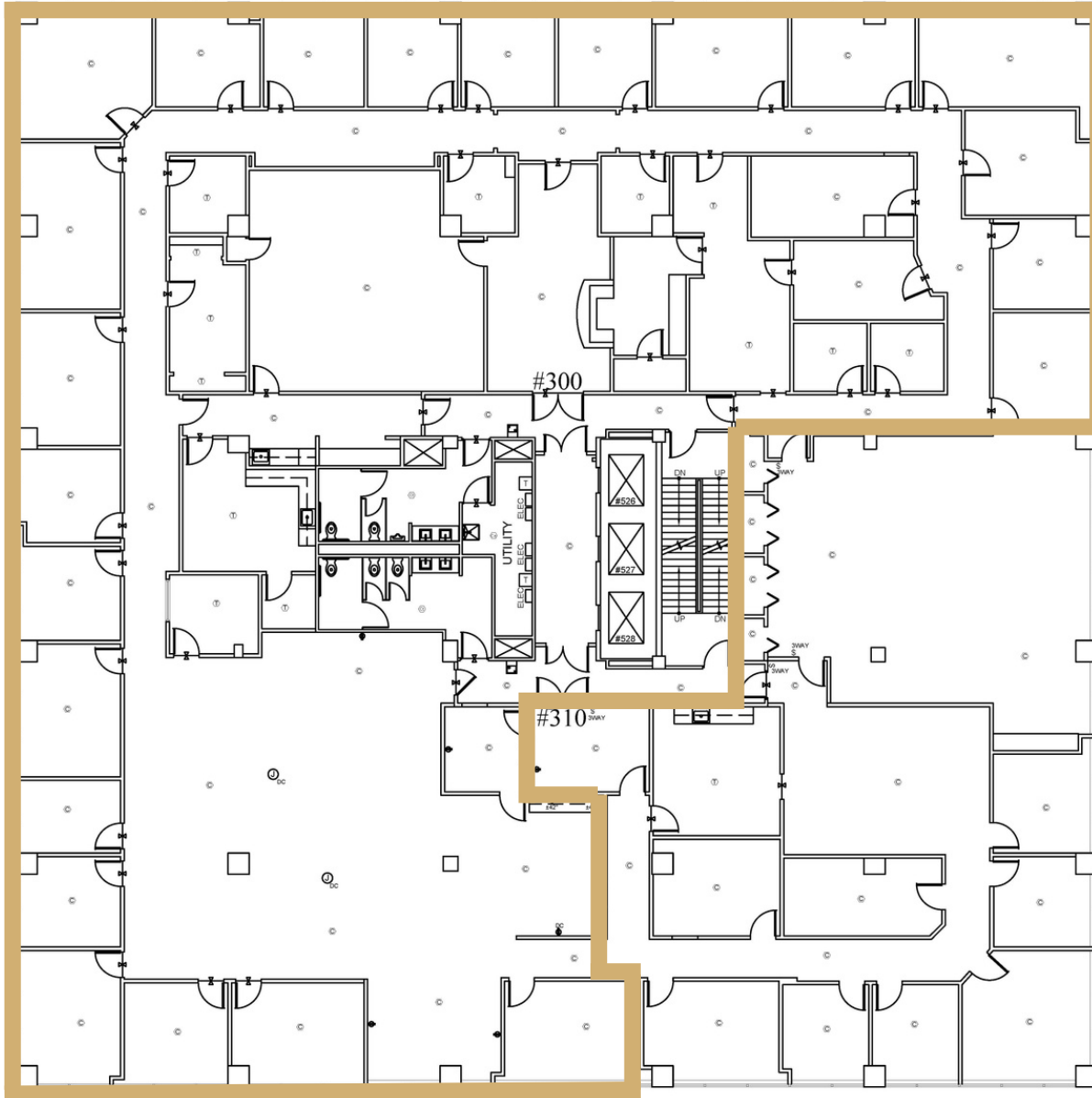
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# The Tower | 3rd Floor

Suite 300 | Office

Available: Now



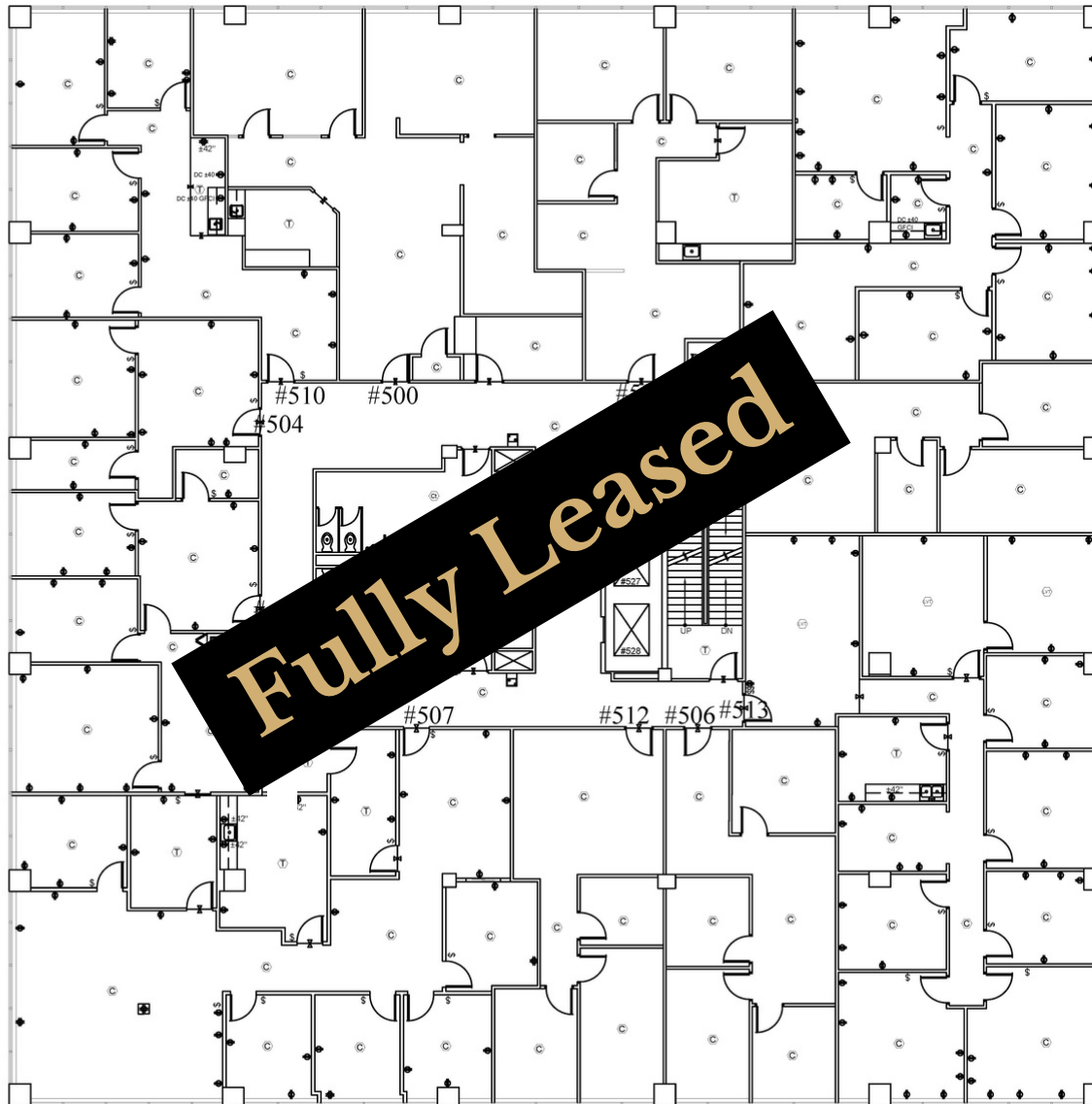
Suite 300 | 12,093± SF



# The Tower | 4th Floor

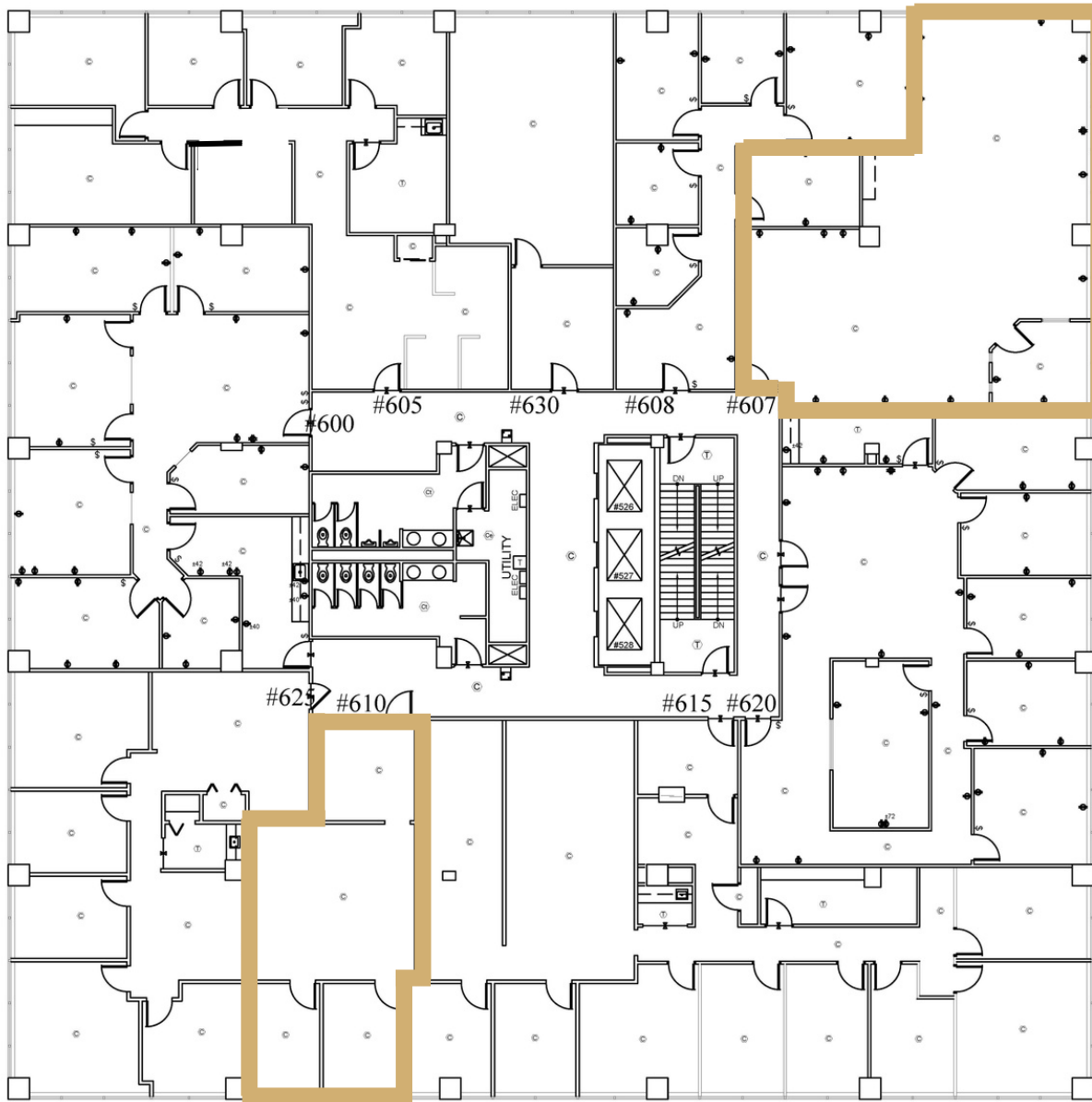


# The Tower | 5th Floor



# The Tower | 6th Floor

Suite 607 & 610 | Office



Suite 607 | 1,662 $\pm$  SF

Available: Now

Suite 610 | 890 $\pm$  SF

Available  
November 1, 2026

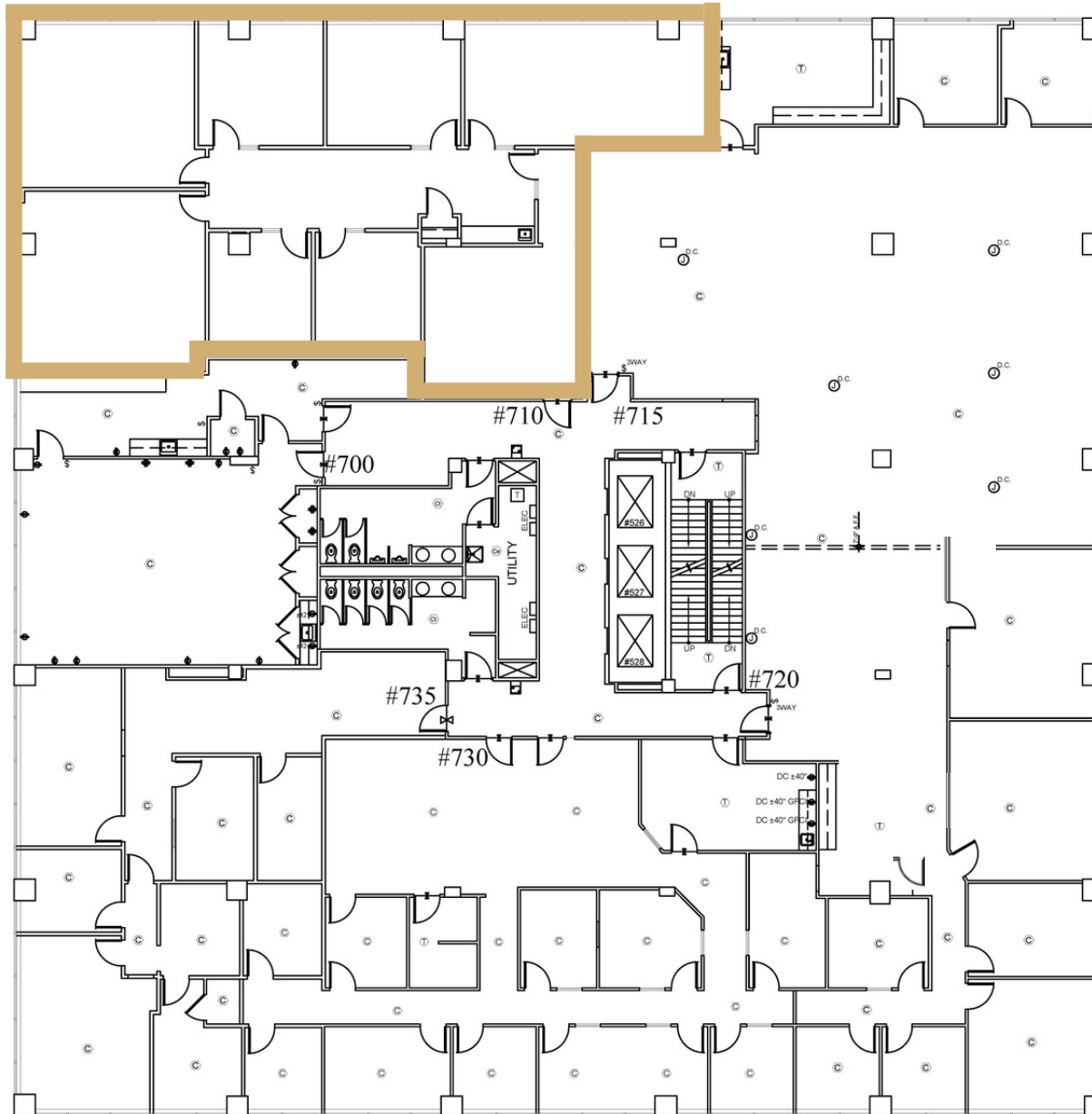


# The Tower | 7th Floor

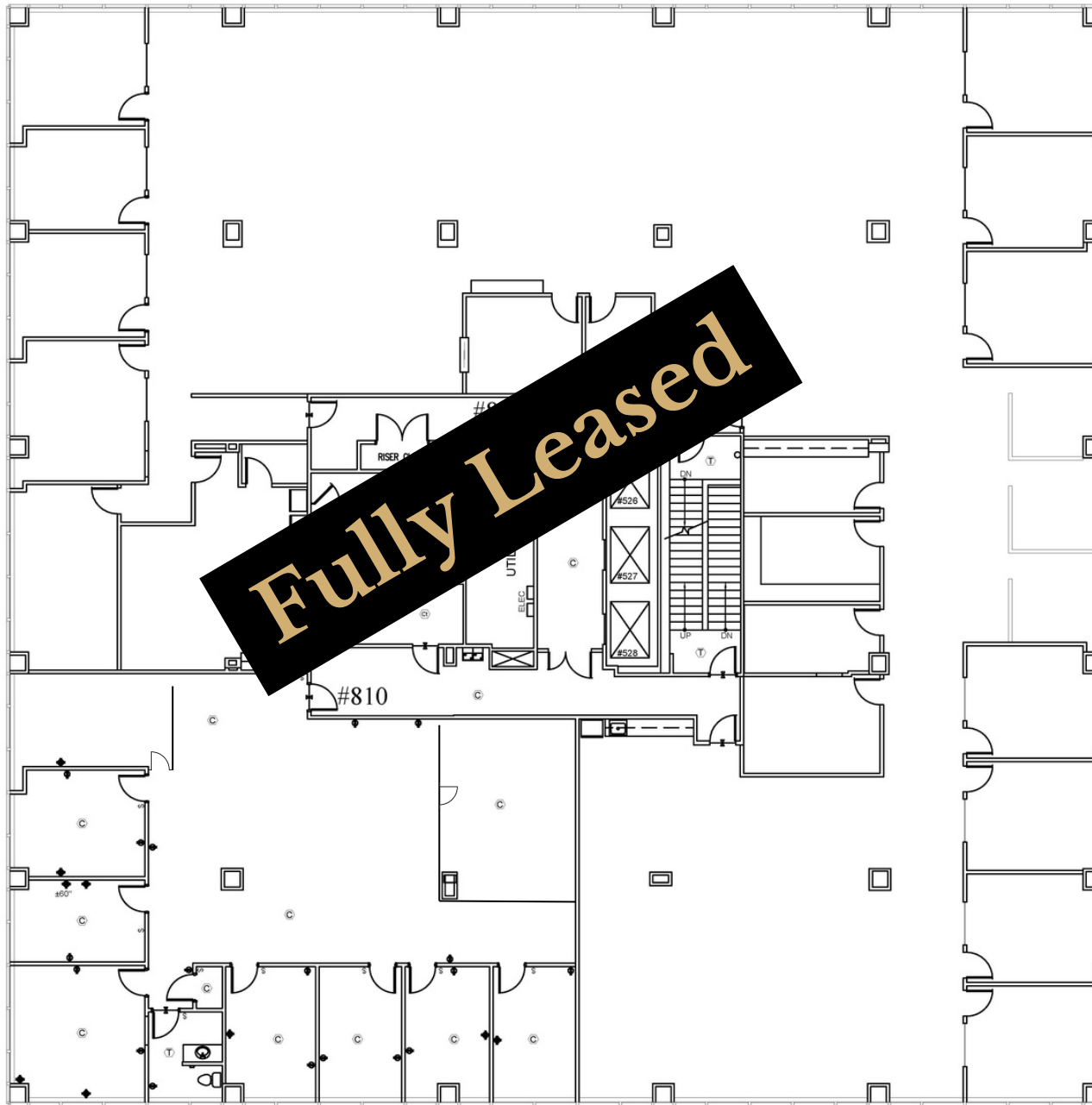
Suite 710 | Office

Suite 710 | 3,391 $\pm$  SF

Available: Now



## The Tower | 8th Floor



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